

82D CONGRESS
2d Session

} HOUSE OF REPRESENTATIVES {

REPORT
No. 2335

AUTHORIZING CERTAIN LAND AND OTHER PROPERTY TRANSACTIONS

JUNE 27, 1952.—Committed to the Committee of the Whole House on the State of the Union and ordered to be printed

Mr. DAWSON, from the Committee on Expenditures in the Executive Departments, submitted the following

REPORT

[To accompany S. 3052]

The Committee on Expenditures in the Executive Departments, to whom was referred the bill (S. 3052) to authorize certain land and other property transactions, and for other purposes (companion bill H. R. 7546), having considered the same, report favorably thereon without amendment and recommend that the bill do pass.

The committee adopts the report of the Senate, as set forth in Senate Report No. 1731, which is attached and made a part hereof.

[S. Rept. No. 1731, 82d Cong., 2d sess.]

PURPOSE

The purpose of this bill is to authorize the Administrator of General Services to transfer two parcels of surplus property to the Department of the Navy, to authorize the Administrator of Housing and Home Finance Agency to transfer two water pipelines to the Navy, and to authorize the Secretary of the Navy to convey approximately one-half acre of land to the municipality of Culebra, P. R., without reimbursement.

GENERAL STATEMENT

The properties proposed to be transferred by the Administrator of General Services consist of the following:

1. Eight and five-tenths acres of land valued at \$103,419, together with a number of buildings and structures valued at \$1,797,387, and personal property costing approximately \$29,000. This property has been declared in excess to the needs of the owning agency and made available to the Navy under a temporary lease arrangement with GSA, for use by the Underwater Sound Laboratory at New London, Conn. This property, together with an adjacent tract of land consisting of 13.68 acres which was transferred to the Navy by the Coast Guard on March 22, 1948, pursuant to Public Law 627, Seventy-ninth Congress, com-

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prises the site of the United States Navy Underwater Sound Laboratory. Inasmuch as this property is an essential part of the Underwater Sound Laboratory, it is considered by the Department of Defense to be imperative that permanent use and control of it be secured by the Department of the Navy.

2. Approximately 3.9 acres of land situated at Oceanside, San Diego, Calif., from the GSA to the Department of the Navy for use in connection with the housing of military personnel. This property is part of a larger tract of land containing 65.47 acres originally acquired by the Department of Agriculture for use in connection with an emergency rubber project, but subsequently reported as in excess to its needs and transferred to the Federal Works Agency, predecessor to GSA, for disposal.

In 1944 the Public Housing Administration received permission under a revocable permit to use the property in connection with a housing development which was constructed on an adjacent piece of property. Through inadvertence or oversight, Public Housing Administration project CAL-4900-N, Oceanside, Calif., was extended over the boundary line on the 3.9 acres without clarification of title. This bill now proposed to transfer title to the property to the Department of the Navy, so that all of the land and buildings comprising housing project CAL-4900-N will be under the jurisdiction and control of a single agency of the Federal Government.

The original acquisition cost of the 3.9 acres was \$893.16. Since this property is an integral part of a Government-owned housing project, in which several hundred enlisted men and a number of naval officers are housed, it would appear that title to the entire project should be transferred to the Department of the Navy.

Maintenance, repair, and upkeep of housing project CAL-4900-N, Oceanside, is financed from funds appropriated for the Naval Establishment, but the receipts collected for rental payments are deposited into miscellaneous receipts of the United States Treasury.

3. Authorizes the Administrator of the Housing and Home Finance Agency to transfer a 12-inch water pipeline, together with the appurtenances consisting of a pump house, pumps, and other improvements, including the leasehold rights of the United States in the premises, to the Department of the Navy, without reimbursement. This water main was installed by the Federal Works Agency in 1942, pursuant to authority contained in the community facilities provisions of the Lanham Housing Act, for the purpose of augmenting the water supply to the naval base, Portsmouth, N. H. Inasmuch as the naval base is the only user of this utility and that the owning Agency (HHFA) is authorized by law to dispose of this type of property to the agency primarily concerned, the committee recommends that this property should be transferred to the Navy. The water main covered by this section runs from Chase's Pond to Folly Pond, Kittery, Maine, a distance of 2,840 lineal feet.

4. Authorizes the Administrator of the Housing and Home Finance Agency to transfer to the Department of the Navy, a water supply main consisting of approximately 4,200 lineal feet of 8-inch pipe and 4,700 feet of 3-inch pipe, without reimbursement, or transfer of funds. This supply line furnishes fresh water to the naval fuel annex, Casco Bay, Portland, Maine. It was constructed by the Federal Works Agency in 1942 under the authority contained in Public Law 849, Seventy-sixth Congress, for augmenting the fresh water supply to the naval fuel annex. Transfer of this property to the primary user, as determined by the owning agency (HHFA) is in accord with existing statutes and regulations promulgated thereunder, and appears to be in the public interest. The right-of-way on which this water main is constructed is held by virtue of several perpetual easements and a revocable permit from the Department of the Army. The need for these facilities appears to be for an indefinite duration and utilization of the property by the Department of the Navy will facilitate its maintenance and upkeep. The committee, therefore, believe that better utilization can be made of the property by this agency because of its importance in assuring an adequate supply of fresh water to the naval fuel annex.

Another important factor to be considered in connection with the transfer of this and other properties covered by this bill is that, should major repairs or alterations be necessary, the using agency can make such repairs without delay and thereby avoid unnecessary administrative expense. Experience has shown that better utilization can be made by ownership of the property by the using agency, and that many agencies are reluctant to repair or spend substantial sums on the improvement of property belonging to another agency of the Government.

Section 5 of S. 3052 provides for the transfer of 0.5261 acre of land situated within the United States naval reservation, Culebra, P. R., to the municipality of

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Culebra without reimbursement or transfer of funds. This approximately half acre of land was formerly a part of public domain land and acquired by the Department of the Navy under a Presidential proclamation dated June 26, 1903. This parcel of land adjoins the municipal cemetery of Culebra and extends into the military reservation for about 100 to 200 feet. The Governor of Puerto Rico has requested that this land be conveyed to the municipality of Culebra for use in enlarging the municipal cemetery. Inasmuch as this property was formerly a part of public domain and reserved for use of the United States it is believed that it should be transferred to the local authorities for enlargement of the municipal cemetery. At present, the property is not used by the Department of the Navy, and the Department of Defense has advised your committee that there exists no foreseeable need for this parcel of land and, therefore, recommends that the property be transferred to Culebra without reimbursement.

AGENCY COMMENTS

This bill was drafted by the Department of Defense and approved by the Bureau of the Budget, General Services Administration, and the Housing and Home Finance Agency. The proposed legislation was included in the President's legislative program for the fiscal year 1952 and it is the opinion of the affected Federal agencies that these transfers will make possible better use of these properties and at the same time be in the public interest.

The reports received by your committee from the agencies enumerated above are attached hereto and made a part of this report.

EXECUTIVE OFFICE OF THE PRESIDENT,
BUREAU OF THE BUDGET,
Washington 25, D. C., May 7, 1952.

Hon. JOHN L. MCCLELLAN,
Chairman, Senate Committee on Government Operations,
Washington 25, D. C.

MY DEAR SENATOR MCCLELLAN: This will acknowledge your letter of April 25, 1952, requesting the comments of the Bureau of the Budget on S. 3052, a bill to authorize certain land and other property transactions, and for other purposes.

The purpose of this bill, as indicated by its title, is to authorize the transfer without reimbursement of certain land and property. Among the properties covered by the bill is the Navy's Underwater Sound Laboratory at Fort Trumbull, New London, Conn., which would be transferred from the nominal jurisdiction of the General Services Administration to the Navy Department.

As you know, S. 3052 is a part of the 1952 legislation program of the Department of Defense. The need for its enactment is indicated in a justification which, it is understood, has been submitted directly to your committee.

For the reason set out in the above-mentioned justification, the Bureau of the Budget recommends that S. 3052 be enacted into law.

Sincerely yours,

F. J. LAWTON, *Director.*

GENERAL SERVICES ADMINISTRATION,
Washington 25, D. C., May 23, 1952.

Hon. JOHN L. MCCLELLAN,
Chairman, Committee on Government Operations,
United States Senate, Washington, D. C.

DEAR SENATOR MCCLELLAN: Reference is made to your letter of April 25, 1952, which requested the comments of this Administration on S. 3052, to authorize certain land and other property transactions, and for other purposes.

Subject bill would authorize the Administrator of General Services to transfer to the Department of the Navy, without reimbursement, the United States Navy Underwater Sound Laboratory, Fort Trumbull, New London, Conn., and a tract of land consisting of 3.9 acres located at Oceanside, San Diego, Calif. The Housing and Home Finance Administrator would be authorized to transfer to the Navy, without reimbursement, a certain cast-iron water pipeline from Chase's Pond to Folly Pond, Kittery, Maine, together with certain other appurtenances and the water supply line at the naval fuel annex, Casco Bay, Portland, Maine, extending between Great Diamond Island and Long Island in Casco Bay. It

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also provides that the Secretary of the Navy would be authorized to convey to the municipality of Culebra, P. R., for cemetery purposes, without cost, a parcel of land more particularly described in the bill.

From the information available, it appears that the transfers provided for in this bill would result in a sound use of the above-described Government owned property. Accordingly, this Administration has no objection to the enactment of this legislation.

The Bureau of the Budget has advised that there is no objection to the submission of this report to your committee.

Sincerely yours,

JESS LARSON, *Administrator.*

HOUSING AND HOME FINANCE AGENCY,
OFFICE OF THE ADMINISTRATOR,
Washington 25, D. C., May 26, 1952.

Re S. 3052, Eighty-second Congress.

Hon. JOHN L. McCLELLAN,
*Chairman, Committee on Government Operations,
United States Senate, Washington 25, D. C.*

DEAR SENATOR McCLELLAN: This is in further reply to your letter of April 25 requesting the views of this Agency on S. 3052, a bill to authorize certain land and other property transactions, and for other purposes.

This Agency is affected only by sections 3 and 4 of the bill, the reference in section 2 to Public Housing Administration Project Cal-4900-N being a reference to a housing project the jurisdiction of which was transferred to the Navy Department about 4 years ago. Sections 3 and 4 of the bill would authorize the Housing Agency to transfer to the Navy Department, without reimbursement, a water pipeline project numbered Me-17-902-F, Kittery, Maine, which supplies water to the United States naval base at Portsmouth, N. H., and a water supply line, together with pumping facilities, at the naval fuel annex, Casco Bay, Portland, Maine. The Housing Agency recommends the enactment of those two sections.

The properties covered by sections 3 and 4 are utilities provided by the Federal Government pursuant to the World War II community facilities provisions of the Lanham Act (Public Law 849, 76th Cong., as amended, 42 U. S. C. 1521, et seq.). The utilities were constructed to serve the naval establishments named in the bill. There is no existing authority for transferring these facilities to the Navy Department without reimbursement, and we understand that the Navy Department has no funds available for the purpose of paying for these properties as is now required under the law.

We are informed by the Bureau of the Budget that it has no objection to the enactment of the proposed legislation.

Sincerely yours,

RAYMOND M. FOLEY, *Administrator.*